

ECKERSLEY-HALL BUILDING COMMITTEE
MONDAY, JULY 14, 2014
PARK & REC OFFICE, 100 RIVERVIEW CENTER #140
6:00 PM

Members Present: Joe Samolis, Trevor Davis, Augie DeFrance IV, Ed Dypa, Ryan Kennedy, Annabelle Malone, Ed Monarca, Phil Pessina, Larry Riley, Bill Wasch
Members Absent: None
Others Present: Beth Lapin (staff); Steve June (SP+A); Joe Aresco (MA&M); Ed Rubacha

1.0 OPEN MEETING

Chair Joe Samolis opened the Eckersley Hall Building Committee meeting at 6:03 PM at the Park & Recreation Department office.

2.0 APPROVAL OF MINUTES

Chair Samolis asked for approval of the June 9, 2014 minutes. Augie DeFrance made the motion to accept, seconded by Trevor Davis. The vote to approve was unanimous, with one abstention.

3.0 FINANCIAL REPORT
FINANCIAL STATEMENT

Beth presented the financial report. Expenses since the previous meeting included pre-approved payments to MA+M and SP+A. Moved by Augie DeFrance and seconded by Ryan Kennedy, the financial report acceptance passed unanimously.

BUDGET ITEMS

The committee received an invoice dated 6/01/14 from SP+A for one item in the current purchase order: \$5,956 for the Construction Phase (8%). Ed Dypa made the motion to accept, seconded by Annabelle Malone. The vote to approve payment was unanimous.

Beth indicated that Bob Dobmeier had received an invoice from Eagle Environmental for \$1,750, within the amount previously approved by the committee. Trevor Davis moved, and Ed Monarca seconded, a motion to pay this charge. The vote to approve payment was unanimous.

Steve June presented an invoice from MA&M dated 6/30/14 for a total of \$506,255, which included a broad range of work. Phil Pessina made the motion to accept, seconded by Ed Dypa. The vote to approve payment was unanimous.

4.0 PUBLIC COMMENTS

There were no comments. Phil Pessina moved to close the public comment period. Seconded by Augie DeFrance, the vote to approve was unanimous.

5.0 NEW BUSINESS

ARESCO CONSTRUCTION SCHEDULE AND UPDATE

Joe Aresco reported that things were moving well. Outside, they were working on the north side before moving to the south. Main entry doors would be installed next week, then canopy. They

were trying to work with CL&P on a few issues. Inside: upper level, ceiling alignment was being resolved. Painting almost all primed, bathrooms tiled, and sinks were in. Downstairs: sheet rock was finished and panels were on in game room and dining room. Joe asked about the kilns, which needed some more work before being ready to install into the new center.

SILVER/PETRUCELLI CONSTRUCTION ACTIVITY REPORT

Steve June reported he was at the site twice a week (Tuesday and Friday). He had five change orders:

- RCO #23: hardware changes to meet fire marshal's requirements: \$4,832
- RCO #24: site work for drainage changes: \$3,004
- RCO #25: elevator light in shaft for maintenance: \$1,114
- RCO #26: reinforcement of rafters for kitchen exhaust: \$1,507
- RCO #27: flagpole conduit: \$4,786

These were to be submitted as a change order for a total of \$15,243. Trevor Davis made a motion to approve this CO, seconded by Ryan Kennedy. The vote to approve was unanimous.

Steve reported that the South Fire District Chief did not approve a variance for the handrails and heading rail, which were about ten inches below code. The city will submit an appeal to state building officials. SP+A did not think the appeal would be approved, because it was a life safety issue. Joe Samolis will check with SHPO to see what alternates would work.

CL&P PURCHASE ORDER

CL&P submitted an invoice for \$5,006.93 in order to connect the new poles (which were installed without charge) to the building. Phil Pessina made a motion to establish a purchase order for CL&P for this work. Seconded by Ed Dypa, the vote to approve was unanimous. Augie DeFrance then made a motion to pay the invoice for this amount, seconded by Larry Riley. Approval was unanimous.

FEDERAL HISTORIC TAX CREDITS

Joe Samolis indicated there was not yet potential buyer, which was necessary for the consultant to continue with the application.

LEED STATUS

Joe Aresco reported his office manager was diligently pursuing LEED data and 60 to 65% of numbers were available. Joe said Reuse figures were close to the requirement, but the others looked good. Some subs and vendors were better than others in supplying info. Joe planned to meet with SP+A soon related to submitting online to LEED.

6.0 OTHER BUSINESS

Phil Pessina asked about November 1st opening printed in the Middletown Press. Joe A and Joe S said they were still targeting October; Joe S's goal would be to have everything operational before Thanksgiving.

Trevor asked the status of hiring a director: Joe indicated interviews would be held at end of July and that the manager of senior services was now being advertised.

7.0 ADJURNMENT

Chair Samolis asked for a motion to adjourn. Made by Ed Dypa and seconded by Ed Monarca, the vote was unanimous and the meeting adjourned at 6:48 PM.